

PIN CORNER DEVELOPMENT

7500 CORTEZ ROAD, BRADENTON, FL 34210

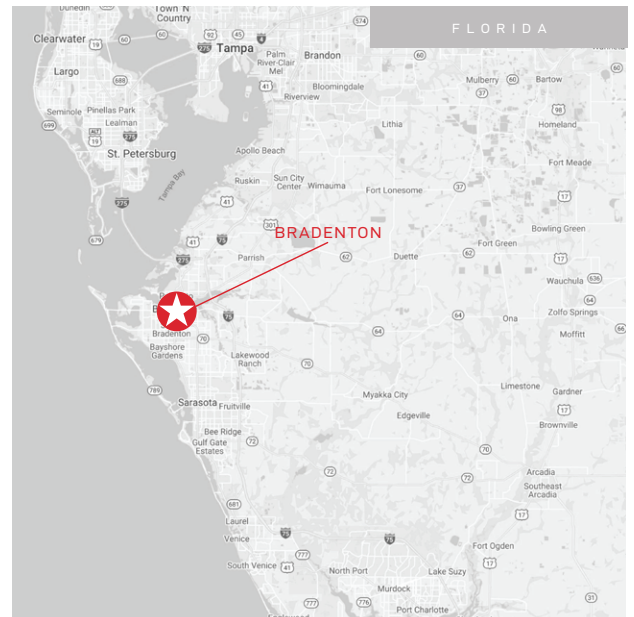


PROPERTY INFORMATION

- Three-tenant redevelopment at a major signalized intersection with 50,000 +/- combined daily traffic
- Directly across the street from SeaFlower, a mixed-use community currently under development that will include 4,000 single and multi-family homes, a 120-key hotel, a Publix-anchored shopping center, and more. (See page 3)
- Drive thru end cap with stacking for up to 15 vehicles
- Pin corner end cap has excellent visibility and potential patio seating for a restaurant
- Located in the Tampa-St. Petersburg DMA, Bradenton has seen a increase of more than 13% since 2010
- Located on major thoroughfare to Bradenton Beach (4 mi), Anna Maria Island (7mi), and Longboat Key (9 mi)

DEMOGRAPHICS

	5 MINUTES	10 MINUTES	15 MINUTES
Population 2025	30,867	104,259	172,918
Projected Population 2030	31,522	105,953	177,557
Average Household Income	\$99,760	\$97,343	\$92,274



CONTACT

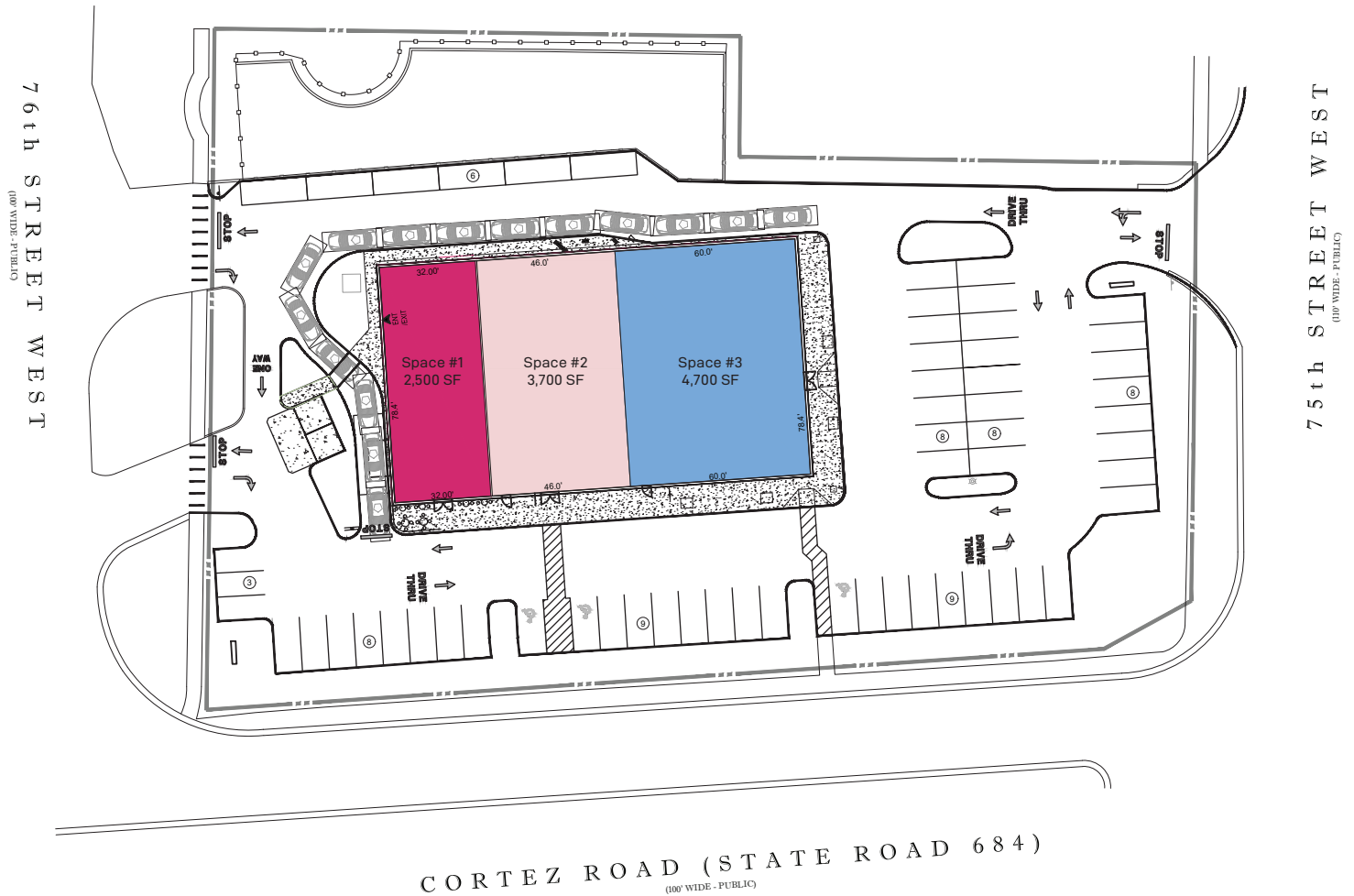
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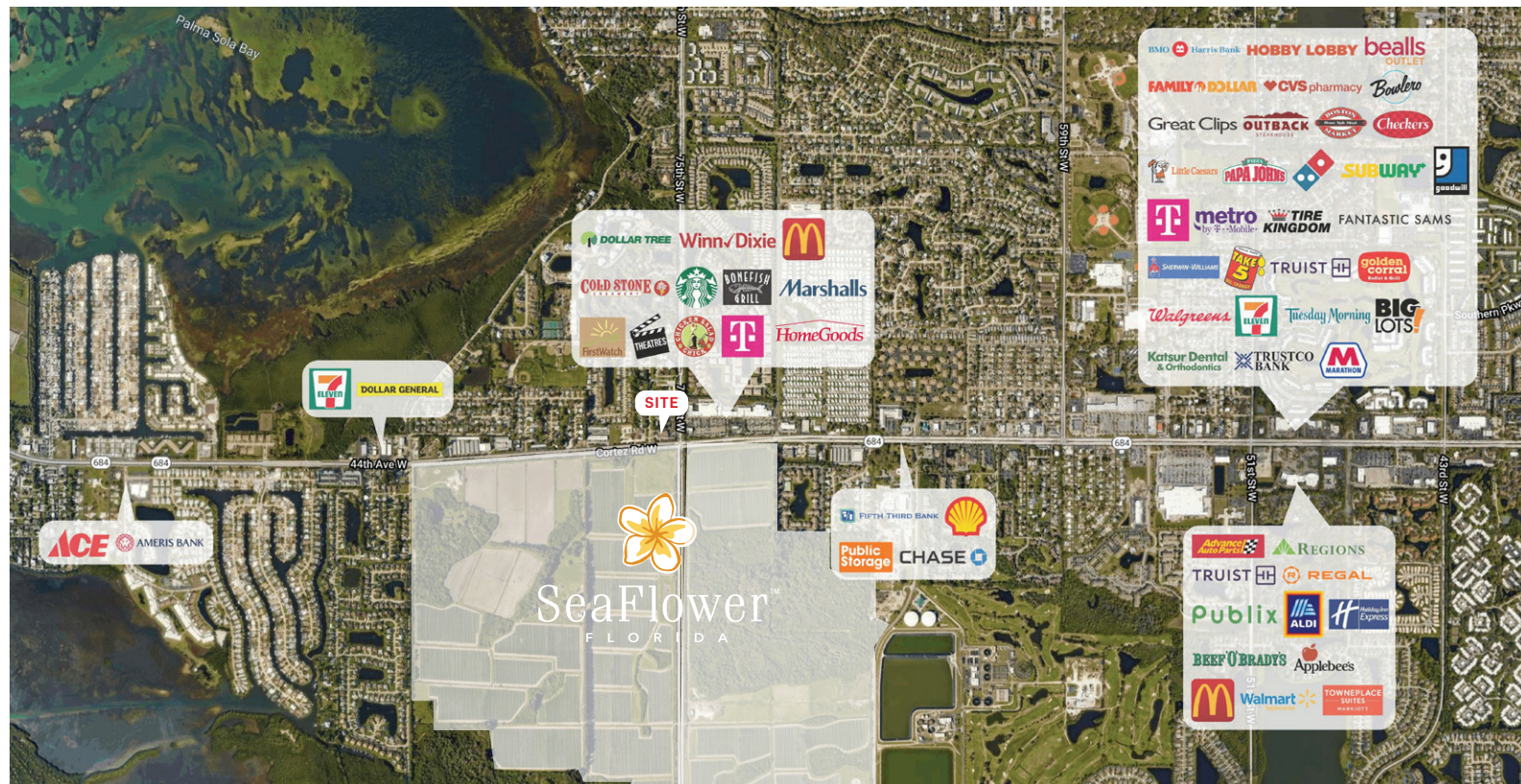
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